



PLANNING COMMISSION AGENDA

April 13, 2015

6:00 P.M. CITY HALL

I. ANNOUNCEMENTS:

II. MINUTES:

Approval of the March 9, 2015 Planning Commission Meeting Minutes
Approval of the March 16, 2015 Planning Commission Workshop Minutes
Approval of the April 10, 2015 Pre-Planning Commission Minutes

III. PUBLIC HEARING-SWEARING IN:

"Do you solemnly swear or affirm that the responses given and statements made in this hearing before the Planning Commission will be the whole truth and nothing but the truth." If so, answer "I do".

IV. PUBLIC HEARING-CONSENT ITEMS:

(All matters included under the Consent Agenda are considered to be routine by the Planning Commission. They will be enacted by one motion in the form listed below, without separate discussion of each item, unless any person present – Planning Commissioner, Planning Staff or citizen -- requests an item or items to be removed from the Consent Agenda. Any item removed from the Consent Agenda will be considered separately at the end of the Consent Agenda. If you would like any of the items below considered separately, please say so when the Planning Commission Chairman announces the Consent Agenda.)

V. CONTINUANCES:

A. PC15-048FSL, Final Site Plan, North Side Water Tank

The Applicant is requesting a 30 day continuance to the May 11, 2015 hearing.
(NAC #3)(Mark)

B. PC15-051FSCB, Combined Forest Stand Delineation and Preliminary Forest Conservation Plan, North Side Water Tank

The Applicant is requesting a 30 day continuance to the May 11, 2015 hearing.
(NAC #3)(Mark)

C. PC14-1046FSI, Final Site Plan, Chesaco RV

The Applicant is requesting a 30 day continuance to the May 11, 2015 hearing.
(NAC #12)(Marsh)

D. PC14-1047FSCB, Combined Forest Stand Delineation and Preliminary Forest Conservation Plan, Chesaco RV

The Applicant is requesting a 30 day continuance to the May 11, 2015 hearing.
(NAC #12)(Marsh)

E. PC14-1037FSU, Final Subdivision Plat, Wormans Mill Lot 8RR, Section 1

The Applicant is requesting a 30 day continuance to the May 11, 2015 hearing.
(NAC #4 and #7)(Mark)

VI. MISCELLANEOUS:

F. Capital Improvement Program (CIP) FY2016-2021

Presentation of the draft CIP and draft CIP "Wishlist" for FY2016-2021. (Kershner)

G. PC14-918FSI, Final Site Plan, Union Mills

The Applicant is requesting approval of a Certificate of Urban Design Compliance and a Certificate of Architectural Compliance in accordance with Section 420 of the Land Management Code (LMC) entitled, *Carroll Creek Overlay District*, for the rehabilitation and expansion of the existing structure located at 340 East Patrick Street. The Applicant is also requesting approval for associated design modifications. (NAC #12)(Mark)

VII. OLD BUSINESS:

H. PC14-640PND, Master Plan, Belle Air Farm

The Applicant is requesting master plan approval for a Planned Neighborhood Development on the west side of Baughman's Lane, north of Route 40. The proposed development will contain a maximum of 220 residential units and the adaptive reuse of the historic structures on site.

The Applicant is also requesting approval of modifications to Section 405, *Dimensional and Density Regulations*, and Section 608 of the Land Management Code (LMC) entitled *Parks and Open Space*. (NAC #5) (Reppert)

VIII. NEW BUSINESS:

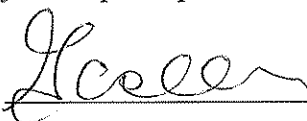
I. PC13-900FSU, Final Subdivision Plat, Lot 2 Hamilton Place

The Applicant is requesting final subdivision plat approval for the resubdivision of 7 Hamilton Avenue into two lots- Lot 2A and 2B. (NAC#12)(Mark)

J. PC15-109ZMA, Zoning Map Amendment, Summers Farm

The Applicant is requesting a recommendation from the Planning Commission to the Mayor and Board of Aldermen for the rezoning of approximately 100 acres located west of Mt. Phillip Road, south of Alt Route 40, from Mixed Use (MU-1) to Low Density Residential (R4), also partially located within the Highway Noise Overlay (HNO).

This is the first of two required public hearings. (NAC#8)(Collard)

Approved for release by  on 4/6/15

A complete and final agenda will be available for review prior to the meeting at the Planning Department located at 140 West Patrick Street and on the Internet at www.cityoffrederick.com. The meeting will be broadcast live on City Government Cable Channel 99 as well as streamed and archived on the City's website at www.cityoffrederick.com. For information regarding the agenda, minutes, or public meetings of the Planning Commission please contact Carreanne Eyler at (301) 600-6273. Individuals requiring special accommodations are requested to call 5 days prior to the meeting to make arrangements. The City of Frederick Government does not discriminate on the basis of race, color, national origin, sex, sexual orientation, religion, age, disability, marital status, veteran status or any other legally protected group in employment or in the provision of services.

